

City of Corunna  
Regular Council Meeting  
Monday, September 15, 2003

Present: Corey, Johnson, Mehigh, Runyan, Sanderson, Wagner.

Absent: None.

Guests: Joe Sawyer, City Manager; Tim Crawford, Superintendent of Public Works; Amy Lantis; Judy Horton; Janet Washburn, Parks and Recreation Director; Jackie Leone, The Argus Press; Shirley Sanderson; Avery & Sandie Weaver; Chief Scott Johnson, Fire Department; Mark Emge, Blumerich Communications; and other concerned citizens.

The meeting was called to order in the City Council Chambers by Mayor Corey at 7:00 p.m.

MINUTES OF THE PREVIOUS REGULAR MEETING: Johnson moved, Sanderson seconded to approve the regular meeting minutes dated September 2, 2003 as presented.

Roll call vote:

Yes: Wagner, Johnson, Sanderson, Runyan, Mehigh.

No: None.

Motion CARRIED

AGENDA APPROVAL: Wagner moved, Mehigh seconded to approve the agenda as presented with the deletion of Item No. 3) Discuss Charter Amendments from 2001.

Roll call vote:

Yes: Runyan, Mehigh, Wagner, Johnson, Sanderson.

No: None.

Motion CARRIED

CALL TO AUDIENCE: Judy Horton thanked everyone who helped at the truck show on September 7.

Mayor Corey advised the city has been notified that the bridge will be closed all day on September 27 for water main replacement and should reopen later that evening.

CONSIDER APPOINTMENT OF VACANT FIRST WARD COUNCIL SEAT: Mayor Corey advised the city received one letter of interest from Amy Lantis. He asked Ms. Lantis if she would like to address the city council. Ms. Lantis stated she would like to become more involved with the city. She was born and raised in the Corunna area and has lived in the area for over 30 years. She further stated she lives in her grandparent's home that her grandparents purchased in the 1950's. She also stated her children are growing up in the area and Corunna is a fabulous place to raise them. Councilperson Mehigh stated some of the committees Ms. Lantis would be appointed to take place in the evenings and asked if Ms. Lantis would be available in the evenings to attend the meetings. Ms. Lantis

advised yes. Johnson moved, Runyan seconded to approve the appointment of Amy Lantis of 150 S. Norton Street to the vacant Ward 1 Council Seat, effective upon her taking the oath of office.

Roll call vote:

Yes: Sanderson, Mehigh, Johnson, Wagner, Runyan.

No: None.

Motion CARRIED

The oath of office was administered to Ms. Lantis with her then taking her council seat.

CONSIDER APPROVAL OF FIRE PROTECTION AGREEMENT: Mayor Corey advised a fire protection agreement was reached at long last and he thanked the members of the negotiating committee for reaching an excellent agreement. Councilperson Johnson thanked everyone for doing an excellent and outstanding job with the fire protection agreement. Councilperson Mehigh stated he thought there was a willingness of both parties to come up with an agreement that was fair to both parties and for the betterment of the people. Mayor Corey agreed. Councilperson Runyan stated it was his understanding that the city attorney has reviewed the agreement. Mayor Corey advised that was correct and the city attorney was real happy to see the mediation clause in the agreement. Councilperson Runyan stated the committee did an excellent job. Johnson moved, Sanderson seconded to approve the Fire Protection Agreement with Caledonia Charter Township as presented.

Roll call vote:

Yes: Mehigh, Lantis, Runyan, Johnson, Sanderson, Wagner.

No: None.

Motion CARRIED

CONSIDER CARPET PROPOSAL FOR FIRE ANNEX: Mehigh moved, Sanderson seconded to approve the purchase of carpet for the fire annex training room and office area in the amount of \$1,052.78 from Thompson Floor to be paid for from the Municipal Building Fund, Contractual Services Line Item 207-266-818.000.

Roll call vote:

Yes: Johnson, Sanderson, Wagner, Mehigh, Runyan, Lantis.

No: None.

Motion CARRIED

SET PUBLIC HEARING FOR USE OF ECONOMIC DEVELOPMENT FUND: Wagner moved, Johnson seconded to set a public hearing for October 6, 2003 at 7:15 p.m. to receive comments on use of the Economic Development Fund for the Sanitary Sewer and Cleaning project.

Roll call vote:

Yes: Wagner, Johnson, Sanderson, Runyan, Lantis, Mehigh.

No: None.

Motion CARRIED

CONSIDER TOWER SITE LICENSE WITH BLUMERICH COMMUNICATIONS: Mark Emge from Blumerich Communications advised he was at the meeting to answer questions. Tim Crawford asked if the antenna was for SATA. Mr. Emge advised yes. Mr. Crawford advised SATA has an antenna in Durand and this new antenna would be

placed on the water tower. Mayor Corey asked if Blumerich Communications would be renting space on top of the water tower. Mr. Crawford advised yes. Councilperson Runyan asked if the antenna would only be used for SATA. Mr. Emge advised yes, SATA would be the original user. Councilperson Johnson asked how powerful the antenna would be and if the frequency would override the police, fire and ambulance frequencies. Mr. Emge advised the antenna is not designed to be that powerful. The antenna is designed to get countywide mobile coverage for SATA. He further advised the last thing his company wants to do is to disrupt current users. Councilperson Sanderson asked what the length of the contract would be. Mr. Emge advised five years with a five-year renewal if there are no objections. Councilperson Sanderson asked if Blumerich Communications has the right to terminate the agreement at anytime. Mr. Emge advised both parties would have the right to terminate the agreement with 180 days notice. Councilperson Runyan asked what SATA was using now. Mr. Emge advised a Blumerich Communications site in Durand. The current site serves the purpose right now but some of the equipment is aging. Councilperson Lantis asked if the rent would increase by 10 percent after the initial period of 60 months or if the rent is locked in for the remainder of the agreement. Mr. Emge advised the rent would increase by 10 percent. Mr. Sawyer stated he could not find the 180-day cancellation language other than it appears that 180-days prior to the end of any five-year term the city would get a notice of termination. The way the language is written it does not indicate that the city could give notice at anytime, but if no action is taken before the end of the first five-years, then the city would be stuck with the agreement for another five-years. Mr. Emge advised he could redo the language to clarify this language. Councilperson Sanderson asked if Blumerich Communications could use the antenna for something other than SATA. Mr. Emge advised yes, but Blumerich Communications would have to apply for another frequency to replace the frequency used by SATA. Councilperson Sanderson asked if there would be other requests to put up other antennas so the water tower ends up looking like a porcupine. Mr. Emge advised there would be no more than two antennas put up at the same location. Councilperson Runyan asked if the Corunna antenna would be a duplicate antenna of the Durand antenna. Mr. Emge advised the same frequency would be used. Councilperson Sanderson asked how often Blumerich Communications would visit the site once the antenna is installed. Mr. Emge advised there is no set number of times the antenna would be checked, but the antenna would normally be checked once a year. Mayor Corey stated he felt the city council should have some input with the contract and the city attorney should look over the contract before the contract is signed. By charter, all contracts have to be looked at by the city attorney. Mr. Sawyer stated this item should be put on the next agenda for a resolution one way or another because Blumerich Communications needs an answer. He further stated any revenues generated by the antenna on the water tower should go into the Water Fund. Councilperson Runyan suggested making a motion to table the item. Mr. Sawyer advised tabling the item would automatically put the item on the next agenda. Mayor Corey stated he felt the city council should look at the language a little closer in order to protect the city. He further stated he felt the city should have some sort of input as to what is going to be put on the water tower. Mr. Sawyer advised the city could probably draft

some language for the licensor just as the licensee has. Mehigh moved, Sanderson seconded to table this item until the next regular meeting, to correct the language as the city sees fit and to get a legal opinion on the agreement.

Roll call vote:

Yes: Lantis, Runyan, Mehigh, Wagner, Johnson, Sanderson.

No: None.

Motion CARRIED

SET PUBLIC HEARING TO CONSIDER REVISIONS TO SIDEWALK MAINTENANCE

AND CONSTRUCTION ORDINANCE: Mehigh moved, Sanderson seconded to set a public hearing for October 6, 2003 at 7:30 p.m. to consider modifications to the City Code of Ordinances, Chapter 1 (General Provisions), Section 1-15 (Notice); Chapter 66 (Special Assessment); and Chapter 70 (Streets, Sidewalks and Other Public Places).

Roll call vote:

Yes: Runyan, Wagner, Lantis, Sanderson, Mehigh, Johnson.

No: None.

Motion CARRIED

CALL TO AUDIENCE: Avery Weaver brought the council up-to-date with what has been going on with the county. He advised Gary Palmer has been appointed as the new building official and zoning director. Mr. Weaver further advised Linda Cordier was appointed as the county's zoning administrator and will answer to Mr. Palmer. Mr. Weaver also advised the county is temporarily contracting for planning services but was not sure if this would directly impact the City of Corunna. Mr. Weaver stated the county's whole intent was to try to streamline the process for building permits and zoning ordinances in order to be more efficient for the people throughout the county.

Charles Hagen stated he was present on behalf of the Corunna VFW because their water bill has doubled in price. The VFW has a residential zoning and when someone called city hall, the person was told the VFW is being billed for seven flushable units. The neighbor next door has three bathrooms and a washer and dryer and uses more water than the VFW does, but the VFW pays three times as much as the neighbor next door. He further stated the VFW is trying to figure out how the water units are billed. He also stated the VFW is a non-profit organization and not commercial. The little money that is made goes back into the community. Mr. Hagen advised since the fish fry has begun, there is a possibility that the water bill could go up to \$500 or \$600, which will put the VFW out of business. He further advised he was present to find out what the VFW could do. Mr. Sawyer advised the water rate went up, but the sewer rate went down so someone would actually benefit from using more water. The VFW is affected because they are an exception and not the norm. Mr. Sawyer further advised some people have seen a significant rate increase. The VFW's water bill went from \$115 last month to \$260 this month, but he is not aware of any other circumstance where there has been this kind of implication. He also advised the drastic increase was caused by the number of flushable units and not by water usage. Mr. Sawyer stated upon review of the VFW's file, the city found that the VFW has been charged for two less flushable fixtures than they actually have so the VFW has gotten a six-dollar a month break for the last several years. He further stated the bar in the basement of the VFW was closed eight or nine years ago, but the VFW was still being assessed for flushable fixtures that have not been in service. Since the basement is now being used for storage, the VFW should be able to

remove the basement bathrooms, which would save the VFW about \$50 or \$60 if the flushable fixtures were removed. He also stated the plumbing code dictates how many flushable fixtures someone must have based on the square footage. The rate structure does not seem to fit the VFW appropriately, but he was unsure how to fix the problem. Mayor Corey stated it appears Mr. Sawyer is working on the problem and by pulling the flushable fixtures in the basement to save \$50 or \$60 seems like a good solution. Mr. Hagen stated the VFW has residential zoning and should be considered residential. Mayor Corey advised the VFW is not residential; it is commercial. Mr. Sawyer stated schools, churches, industry, car washes, laundry mats and anything else not in a residential dwelling unit classification falls into the per flushable fixture rate structure. He further stated the billing structure does not seem to be appropriate for this situation but the city needs to make this billing structure work within the system. Once the billing structure is modified, he would encourage the city council to make any changes retroactive.

ROUNDTABLE DISCUSSION: Councilperson Runyan advised there were two dead tree limbs on a tree at the corner of Margaret and Ferry Street, which are hanging over the power line. He congratulated Ms. Lantis on being part of the council.

Councilperson Lantis advised she was happy to have a seat between Councilpersons Runyan and Mehigh.

Councilperson Mehigh stated the pavilion dedication held on Saturday was nice.

Mayor Corey advised the United Way parade is Tuesday night. The parade lineup starts at Baker College at 5:30 p.m. and the parade begins at 6:30 p.m. He further advised he went to Capital Consultants last week and there was a representative from the Michigan Economic Development Corporation, which has 42 million dollars to spend. If the city has a project, the city should contact the Michigan Economic Development Corporation even if the city thinks it might be ineligible. He also advised the city might be able to get a grant for its infrastructure from the Michigan Economic Development Corporation. Mayor Corey reminded council that the Downtown Development Authority is sponsoring a picnic on September 17 from 4 p.m. to 6 p.m. All of the Corunna businesses have been invited to attend.

ADJOURN: Mehigh moved, Sanderson seconded to adjourn.

Roll call vote:

Yes: Sanderson, Mehigh, Johnson, Lantis, Wagner, Runyan.

No: None.

Motion CARRIED Time was 8:02 p.m.

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STEVE COREY, MAYOR

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YVONNE F. LONG, CITY CLERK